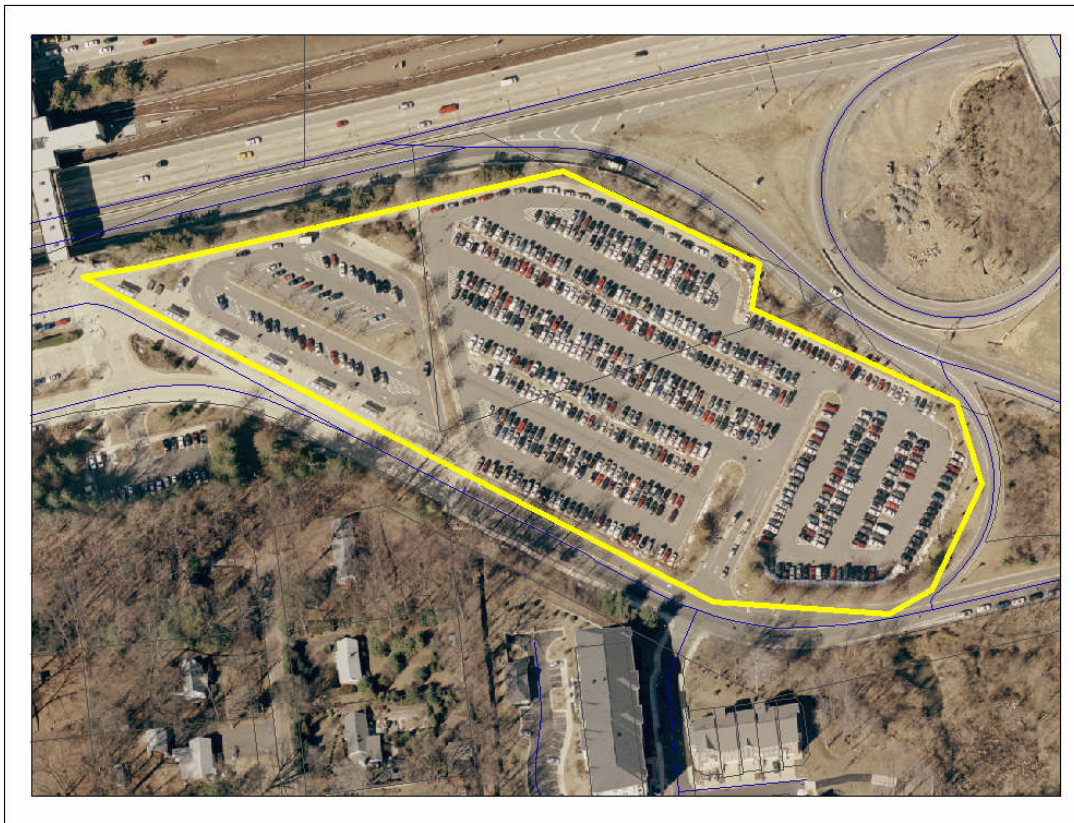


**Fairfax County Virginia
Notice of Receipt of an Unsolicited Proposal for a Public-Private Partnership
to Construct a Multi-Level Parking Structure at the
Vienna Metrorail Station**

**Fairfax County Department of Purchasing and Supply Management
12000 Government Center Parkway, Suite 427
Fairfax, Virginia 22035**

The County of Fairfax has received and accepted for consideration an unsolicited proposal under the provisions of the Public-Private Education Facilities and Infrastructure Act of 2002 (PPEA) for a public-private partnership to design and construct a multi-level garage facility with up to 2100 spaces on publicly-owned parcels at the Vienna Metrorail Station in Vienna, Virginia. The County intends to evaluate this unsolicited proposal for further consideration or may negotiate a comprehensive agreement with the offeror based on the proposal. Consideration of this unsolicited proposal does not imply that the County has accepted any change in land use.

The County and the Washington Metropolitan Area Transit Authority (WMATA) own an approximately 7-acre site immediately southeast of the station, which is currently occupied by 615 surface parking spaces and 43 kiss-and-ride spaces.



The “Supplement to the Vienna Parking Garage Feasibility Study” completed by WMATA in July 2006 recommends a 6-level structure with up to 2100 spaces. The structure should include lighting, elevators, stairways, pedestrian and bicycle-friendly access, handicap-accessible design and parking spaces, stormwater management, landscaping, signing, striping, equipment required to operate payment systems/SmarTrip, and security/alarm features. Its architecture should reflect the character of the surrounding setting.

The land surrounding the Vienna Metrorail Station is currently planned for transit-oriented, mixed-use development. Concurrent with the construction of this parking structure, Pulte Home Corporation will be constructing its MetroWest development and providing roadway and transit improvements, which includes widening of Saintsbury Drive past the project site, a roundabout at the project access point, reconstruction of bus bays and bus platforms, continuous bus canopies and more. Subject to availability of funding, WMATA plans to construct a new stair within the station itself and a bicycle path and shelter in the southwest quadrant of the station site.

The design and construction of this parking facility shall address all federal, state, WMATA, and County required engineering standards, documentation, and procedures, including stormwater management, environmental documents, access for vehicles, pedestrians and bicyclists, and handicap-accessible features. Since WMATA will operate, maintain and ultimately own the completed structure, it requires strict adherence to its standards and criteria and shall not consider requests for variances or deviations, including any previously approved.

As a part of this proposal, the County will also require provisions for temporary parking during construction. Approximately 615 spaces and 43 kiss-and-ride spaces will be displaced on the site of the proposed garage. The proposed temporary parking should be located within walking distance to the station (maximum path of 1500 feet), or provide shuttle access to the station. The temporary Kiss & Ride needs to be located near the station.

Other interested firms or other private entities are invited to submit competing unsolicited proposals for this project for simultaneous consideration by submitting six complete copies together with the required initial review fee, in accordance with § IV(C) of “Fairfax County Procedures Regarding Requests Made Pursuant to the Public-Private Education and Infrastructure Act of 2002.” Submissions should be delivered to the Department of Purchasing and Supply Management at the address above. Proposals must be clearly identified as a “PPEA Proposal for Vienna 3 Parking Structure” and be received at the above address no later than **2:00 PM EDT, Monday, October 2, 2006**. Proposals arriving after this date/time will be rejected.

Copies of the unsolicited proposal are available by clicking on the links below.

Confidential material has been redacted in accordance with the provisions of the Virginia Freedom of Information Act and section 56-575.4G of the PPEA.

Questions regarding this advertisement must be submitted in writing and must be received no later than **Friday, September 22, 2006**. Contact Karyn Moreland at the Department of Transportation at **Fairfax County Department of Transportation, 12055 Government Center Parkway, Suite 1034, Fairfax, Virginia 22035-5511**.